

# Brookside Gardens -- No. 848704

Category **M-NCPPC**  
 Agency **M-NCPPC**  
 Planning Area **Kemp Mill-Four Corners**  
 Relocation Impact

Date Last Modified  
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 Required Adequate Public Facility

May 20, 2004  
 21-17 (03 App)  
 NO

## EXPENDITURE SCHEDULE (\$000)

Cost Element	Total	Thru FY03	Est. FY04	Total 6 Years	FY05	FY06	FY07	FY08	FY09	FY10	Beyond 6 Years
Planning, Design and Supervision	214	0	34	180	0	0	39	99	42	0	0
Land											
Site Improvements and Utilities	1,349	0	0	1,349	0	0	256	714	379	0	0
Construction	0	0	0	0	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0	0	0	0	0
<b>Total</b>	<b>1,563</b>	<b>0</b>	<b>34</b>	<b>1,529</b>	<b>0</b>	<b>0</b>	<b>295</b>	<b>813</b>	<b>421</b>	<b>0</b>	<b>0</b>

## FUNDING SCHEDULE (\$000)

G.O. Bonds	1,379	0	0	1,379	0	0	295	763	321	0	0
Contributions	150	0	0	150	0	0	0	50	100	0	0
Current Revenue:											
General	34	0	34	0	0	0	0	0	0	0	0
Enterprise Park and Planning	0	0	0	0	0	0	0	0	0	0	0

## ANNUAL OPERATING BUDGET IMPACT (\$000)

Maintenance				0	0	0	0	0	0	0	0
Energy				2	0	0	0	0	1	1	0
Program-Staff				-108	0	0	0	-18	-45	-45	0
Program-Other				0	0	0	0	0	0	0	0
Cost Savings				0	0	0	0	0	0	0	0
Net Impact				-106	0	0	0	-18	-44	-44	0
Workyears				-2.0	0.0	0.0	0.0	0.0	-1.0	-1.0	0.0

### DESCRIPTION

Brookside Gardens, established in 1969 in Wheaton Regional Park, consists of a 50-acre public garden and Visitor's Center that receives over 300,000 visitors annually.

FY04: Complete water distribution system design.

FY07-08: Install Phase 1 irrigation. Phase 1 provides main lines only throughout the gardens, new ground pits, and building hook-ups. An additional connection will be installed at 1500 Glenallen. From the conservatory, a 4-inch line will be installed through the grounds to connect with existing irrigation lines and facilities. All facility water line connections will be upgraded from a 2-inch to a 4-inch line. The main lines will be located so as not to interfere with any improvements suggested by the Master Plan. Phase 1 provides more reliable water service to all facilities for visitor needs, fire safety, and plant health; an increase in water pressure to gardens, conservatory, and plant production greenhouses which allows irrigation to occur when needed; and brings ground pits to code.

FY08-09: Install Phase 2 irrigation. Phase 2 irrigation provides main lines throughout all gardens and grounds. The system consists of a variety of sizes of PVC pipes and sprinkler heads depending on the specialized needs of each area. Sprinkler heads are chosen for delivering water directly and efficiently to the plant. Water use will be monitored, controlled, and timed by computer and a weather station to maximize efficient water use. Watering can be scheduled in the late evening/early morning hours to avoid visitors and lessen evaporation. The system is designed for the current layout of the gardens. Phase 2 provides reliable and accessible water service to all garden and grounds areas; reduces annual costs for hoses and watering supplies; improves water conservation; and improves plant health and growth.

FY08-09: Private contributions will be used to assist with the renovation of Gude Gardens.

### JUSTIFICATION

Irrigation protects the Commission's investment in plants and provides proper maintenance of the gardens. The current antiquated system provides low water pressure, does not provide water access in all garden areas, involves a high annual maintenance/repair costs, and has unsafe/hazardous turn-off pits. An 8-inch line serves the visitor's center and a 2-inch line serves the conservatory, gardens, ground, plant production greenhouse, and four staff buildings in the service area. The

### APPROPRIATION AND EXPENDITURE DATA

Date First Appropriation	FY84	(\$000)
Initial Cost Estimate		190
First Cost Estimate		
Current Scope	FY97	2,107
Last FY's Cost Estimate		104
Present Cost Estimate		1,563
Appropriation Request	FY05	0
Appropriation Req. Est.	FY06	0
Supplemental Appropriation Request	FY04	0
Transfer		0
Cumulative Appropriation		34
Expenditures/Encumbrances		24
Unencumbered Balance		10
Partial Closeout Thru	FY02	2,316
New Partial Closeout	FY03	70
Total Partial Closeout		2,386

### COORDINATION

Stream Protection PDF 818571  
 Facility Planning: Non-Local PDF 958876

### MAP

See Map Next Page

system consists of corroded metal pipes, PVC and black poly tubing, and non-code ground pits housing shut-off valves. The system breaks and leaks periodically throughout the year. Water pressure is extremely low when one area of the gardens is being watered: for example, the conservatory cannot water when a garden is being watered. Low water pressure is an everyday occurrence on the grounds, at the conservatory and in the growing greenhouses. Many gardens are watered by inefficient, overhead systems, with delivery trucks, or by hand. Hoses pose tripping hazards for visitors.

Brookside Gardens generates over \$0.5 million in revenues annually. Loss of plants or deterioration in appearance of the gardens has a direct impact on donor and revenue programs.

#### **Plans and Studies**

The Brookside Gardens Master Plan was presented to the Planning Board in 2001 and 2002. The master plan guides garden renewal, renovations to existing structures and development of new amenities and facilities, however, the PDF scope of work is not dependent on approval of the Master Plan as proposed.

#### **Cost Change**

Increase due to inflation and the addition of installation costs for the waterline and irrigation.

#### **STATUS**

Final design stage.

#### **OTHER**

The Department will seek private contributions to defray part of the cost to Facility Plan the Gude Gardens renovation, an eligible project in the Facility Planning: Non-Local PDF 958776. The Department anticipates the renovation to include a new outlet control structures, dam repair, sediment removal, new plantings for Gude Island, irrigation, a kiosk, minor path modifications, accessibility, and the addition of a small pad to provide a place for music in the natural amphitheater area.

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